

ATCT & BASE BUILDING SACRAMENTO INTERNATIONAL AIRPORT STATEMENT OF WORK

The Federal Aviation Administration (FAA) intends to replace the existing Airport Traffic Control Tower (ATCT) at Sacramento International Airport (SMF) in Sacramento, California. The airport is located approximately 12 miles northwest from downtown Sacramento, California and has approximately 150 scheduled daily flights with over 8.8 million passengers carried in 2010.

The A/E shall design an Intermediate Activity Level (IAL) ATCT, and an adjacent base building, and develop approximately 4 acres of facility site.

The new facilities will provide state-of-the-art air traffic services well into the 21st century. For the design phase of this project, the FAA will procure the services of an architectural/engineering (A/E) firm.

The proposed ATCT is approximately 180 feet high with a framed structural steel shaft. The cab shall be 550 square feet. The ATCT shall contain a dual stairwell in the tower with separate egress points, an elevator, electrical/electronic rooms, break room, rest rooms and four functional floors; the cab, cable access, junction and sub-junction levels.

The base building shall be a one story concrete and steel framed structure with approximately 9,000 square feet. It includes an administrative area, offices, a conference/training room, storage room and electronic equipment, telecommunications, electrical and mechanical rooms, rest-rooms with showers, locker room and break room with kitchen facilities. The facility will comply with ABA requirements in all areas except for the tower shaft and cab.

The facility shall include the following building systems:

- a. Security: Perimeter fencing and lighting, CCTV monitoring, entry control video, electronic card entry, parking lot, Knox box entry at gate entry, and entry points lighting.
- b. The HVAC system shall consist of a chilled water plant (a hybrid air cooled chiller and ground-source heat pump system), heating water boiler, chilled and heating water supply and return distribution piping, air handling units and distribution ductwork and exhaust fans. The HVAC system shall be monitored and controlled by a Direct Digital Controls system.
- c. The fire protection system shall employ an electric fire pump, dry standpipe (in the ATCT) and wet-pipe fire sprinkler zones. The fire alarm system consists of heat sensing and ionization smoke detectors, manual alarm stations, and control panels.

d. Electrical: The electrical distribution system consists of the essential and critical power systems. Power shall be supplied by the local serving utility via a utility owned and installed transformer to the main distribution panel which shall be located in the base building. A government furnished engine-generator shall be installed by the contractor, and will provide essential power in case of a utility outage. The contractor must provide the fuel oil system, including the tank and related piping. A government furnished UPS system (fed by batteries) installed by the contractor provides critical power. The site construction will also include establishment of a photovoltaic system on the roof of the covered parking which will provide a supplement to the local power grid.

e. The new facility will have 40-covered parking spaces and 2-handicap spaces.

f. Additional work includes the construction of a various duct banks with cabling/fiber-optic installation from the ATCT/BB to the existing FAA facilities on the Airport Operations Area. Direct trenching and boring under existing roadways, runways, and taxi-ways may be required.